



**State of Rhode Island
Department of Administration / Division of Purchases
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**Solicitation Information
April 22, 2013**

ADDENDUM # 5

**RFQ# 7461399
Title: EMERGENCY STEAM LINE REPLACEMENT, RIC
BID OPENING DATE & TIME: MAY 13, 2013 @ 11:00 am (Local Prevailing Time)**

Notice to Vendors:

SEE ATTACHED QUESTIONS WITH STATE'S RESPONSES.

**Thomas Bovis
Interdepartmental Project Manager**

Interested parties should monitor this website, on a regular basis, for any additional information that may be posted.

RFQ # 7461399

TITLE: EMERGENCY STEAM LINE REPLACEMENT - RIC

Questions:

1). Rovanco provided the engineered drawings for this bid and their product is sole spec'd for the installation. This presents a conflict of interest because they designed this bid around their own product and is not allowing any equal alternates that are available (i.e. permapipe).

It's the pipe of choice based on URI and Pastore Complex success, if this warrants or equal than we can evaluate through the submittal process to determine if the proposed pipe will comply.

Rovanco did not provide engineered drawings; this is a typical location for remove and relocate existing deteriorated pipe. Contractor is required to submit an engineered layout and loop sizing and drip riser locations. RIC provide the drawing for a start and finish points with existing pipe sizes.

2). The bid requires us to be certified for the installation of Rovanco Insul800 prior to being awarded the work. We have called the factory to inquire about certification and they do not certify contractors prior to pipe being ordered. Regulation 3.4.2.2 requires that reasonable efforts be made to provide fair opportunity for all interested and qualified parties to bid on the work. By requiring that the licensed mechanical contractors become certified by the manufacturer before being awarded the contract which is a service not offered by the manufacturer, this bid is excluding several qualified and interested bidders. We would like opened to allow other approved equal pipe manufacturers.

RIC has no problem making Rovanco comply with a policy to enforce reasonable efforts to level the playing field for all contractors.

3). We would also like to have the pre-certification requirement so all interested parties have the opportunity to bid on this project.

RIC agrees; if its 100% equal than let the vendor submit on it.

4). According to the General specification section 1.6 Rovanco Piping Systems is a proprietary manufacturer for the underground steam system piping.

RIC wants consistency to standardize maintenance in the future. It is the same way at RIC with Siemens controls. For example, all project requiring Heating, cooling and lighting controls require contractors to bid Siemens Controls. The State allows this for consistency.

5). According to section 3 of the specification each vendor shall provide certification from Rovanco as to the bidder being certified to install the Insul800 piping system and proof of prior satisfactory installation of Insul800 shall be required for bid consideration.

Ok, so vendors should go out and get certification. Because a vendor chooses not to get their techs certified should not prohibit RIC for requiring the pipe they deem superior.

6). On April 17, 2013 Rovanco issued a letter stating that they interpret the above statement to mean if your company has not installed a Rovanco Insul-800 piping system, your company will not be considered for the contract on this project. Further Rovanco states that they will not provide a quotation for the materials to any company that has not previously installed a Rovanco Insul-800 piping system, this would prevent some Contractors, LLC from being able to submit a competitive bid for the project.

Rovanco should not make that call. It should be RIC and the State that determines if the Contractor is qualified though pre award process. RIC would require Rovanco to retract this statement if they issued it. They have zero authority in this area.

7). Contractor is licensed to and has successfully installed numerous pre-fabricated underground steam systems from various manufacturers. The reason for contractor previously not purchasing and installing a Rovanco system is due to the very uncompetitive pricing that has been offered by Rovanco.

RIC understands this statement. RIC has purchased and install other piping and has determined Rovanco to be the preferred products based on their insulating value because of the heat lose. The money save in energy will offset the cheaper pipe insulation installed in the past.

8). Contractor feels that the above information in the specifications does not afford the State of Rhode Island from receiving competitive pricing. Some type of allowance should be made that will enable all contractors to bid the job competitively and if awarded the job perform/obtain any necessary training and/or certifications that will allow contractor to purchase and install the specified Rovanco Piping system.

RIC agrees; if the vendor is certified and licensed the State of RI.

9). All prefabricated piping systems used in the industry provide contractors with training and certifications of their products.

Rovanco should provide training to contractors so to insure better quality material and pricing is available to the State.

10). Please confirm that excavated soil can be re-used as backfill material.

Excavated soil can be used. The contractor shall follow the spec for material required for bedding around the pipe. All stones greater than 12" shall be seperated and removed before backfilling trench.

11). Please confirm that there is no proposed steam trap and blow down valve boxes in this contract. If so, please provide a specification on the above ground steam trap & blowdown valve box (i.e. manufacturer, size, building material type...etc.) and the location of these stations.

Yes steam traps and valve boxes are absolutely required. Each vendor shall include this in their design. The spec calls for a design build approved by RIC. This makes the bid competitive and reduce to almost zero the need for change orders.

12). Is there any test pit or test boring reports on the existing soils? If not, is the contractor required to perform test pits and how much time or how many test pits should the contractor carry in his bid?

No.

13). Addendum #2 that was issued for this project requires the contractor to include connections to Adams Library and the Greenhouse. Does the contractor include an additional valve station to those buildings? If so, can a detail on the quantity of valve station(s), location(s), line sizes, and connection points be provided to the contractor?

Yes, connections and value stations are required. This is part of the design build. The contractor should know this requirment based on their experience assuming it's not their first job in the field.

14). Does the existing concrete retaining wall that appears to be within the proposed pipe trench, by Craig-Lee Hall have a sub-surface foundation wall and footing? If so, what is the depth of the wall and footing below the ground level?

There are no as built. That wall has been there since the 1960's. Field verification is required by the contractor and should anticatate a 4' footing.

15). Does the existing stone wall by Library Building area have a sub-surface foundation wall and footing? If so, what is the depth of the wall and footing below the ground level?

Contractor should anticipate a 4' footing with field verification submitted in their design.

16). Please confirm that the contractor isn't including any subsurface concrete manholes in their bids.

This piping systems has no subsurface manholes. RIC choose this system because we require all above grade substations.

17). It states in the project specifications that the contractor is to include landscaping around proposed valve station in their bid. Can an allowance be given on the landscaping to the contractor to include in their bid?

Yes. They are required to be landscape and concealed.

18). Please confirm that the owner doesn't want the proposed pipe installed within the Quad sidewalk area (I.E. next to the existing steam & condensate pipe by existing manhole being removed).

It is the least desired path. If design prohibits any other path based on field conditions, ie. Electric ducts, water lines, etc. than RIC will approve location away from other structures.

19). Refer to the letter in the specification book dated February 26, 2013 from Rovanco. Please confirm that the contractor isn't including any engineering of the pipe in their bid.

Contractor is responsible for all engineered design work. This is the crucial piece of the project.

20). Please refer to the Rovanco design drawings that are included in the Solicitation and the plan sheets handed out at the pre-bid meeting. A.) Please confirm that the contractor is only providing approx 10 linear feet of pipe (steam and cond) to Craig-Lee and Clarke Science. B.) Please confirm that the contractor is only providing 40 lf of pipe (steam and condensate) to Mall Main, Student Union & Donovan C.) Addendum #2, the contractor is providing 10 lf of pipe (steam & condensate) to the Library and Green House. D.) Please confirm that each lateral isn't being replaced entirely to each building.

Contractor is to confirm all field conditions. Drawings were to provide a general location and conditions only as stated many times in the mandatory pre-bid meeting and site visit. Contractor shall not base their bid on the drawings provided in the bid. Any contractor not understanding that this is a design bid spec should not bid this project. RIC will closely field manage this project to insure the time table is met.